

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: PROPOSED DISPOSITION OF PARCEL L-39b IN THE
WASHINGTON PARK URBAN RENEWAL AREA
PROJECT NO. MASS. R-24

WHEREAS, the Boston Redevelopment Authority, hereinafter referred to as the "Authority" has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance to the hereinafter identified project; and

WHEREAS, the Urban Renewal Plan for the Washington Park Urban Renewal Area, Project No. Mass. R-24, hereinafter referred to as the "Project Area", has been duly reviewed and approved in full compliance with local, state, and federal laws; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of Urban Renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, religion, sex or national origin; and

WHEREAS, Curtis V. Cash of 96 Ruthven Street, Roxbury, has expressed a desire to purchase Parcel L-39b for the purpose of constructing a landscaped sideyard and driveway, which said use shall be in accordance with the provisions of the Urban Renewal Plan and the policies and procedures adopted by the Authority; and

WHEREAS, Curtis V. Cash has submitted a site plan which is acceptable to the Design Department;

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Curtis V. Cash of 96 Ruthven Street, Roxbury, be and hereby is designated as redeveloper of Disposition Parcel L-39b subject to:
 - a. Concurrence in the proposed disposal transaction and minimum disposition price by the Department of Housing and Urban Development.
 - b. Publication of all public disclosures and issuance of all approvals as required by the Housing Act of 1949, as amended.
2. That it is hereby determined that Curtis V. Cash possesses the qualifications and financial resources necessary to acquire and develop the land in accordance with the Urban Renewal Plan for the project area.
3. That disposal of said parcel by negotiation is the appropriate method of making land available for redevelopment.
4. That Curtis V. Cash has submitted a Development and Site Plan for Parcel L-39b that conforms in all aspects to the Urban Renewal Plan for the project area, and that said Development and Site Plan be and hereby are approved.

5. That the Director is hereby authorized in behalf of the Authority to execute and deliver a Land Disposition Agreement and Deed for Disposition Parcel L-39b between the Authority as Seller and Curtis V. Cash, owner of property 96 Ruthven Street, as Buyer providing for the conveyance by the Authority in consideration of the purchase price which shall be approved by the Department of Housing and Urban Development, and the Buyer's agreement to construct a landscaped sideyard and driveway. Such Agreement and Deed is to be in the Authority's usual form and to contain such other and further terms and provisions as the Director shall deem proper and in the best interests of the Authority. ;
6. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105(E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure" (Federal Form H-6004).

PARCEL L-39b
 LOCATION 100 Ruthven St.
 USE Residential (Landscaping)
 AREA 2659 sq.ft.
 WIDTH 29 sq. ft.
 DEPTH 98.5 sq.ft.
 ACCESS Ruthven St.
 PARKING
 D.U.'s
 ZONING

NOTES
 PARCEL BOUNDARIES AND AREAS BASED ON
 CITY ASSESSOR'S MAPS ARE APPROXIMATE,
 PENDING FINAL SURVEYS.
 FOR DEFINITIONS, STANDARDS & CONTROLS
 SEE
 WASHINGTON PARK URBAN RENEWAL PLAN
 PROJECT NO. MASS R-24
 BOSTON REDEVELOPMENT AUTHORITY
 APRIL, 1963

DISPOSITION PARCELS

Date OCT. 1969

Washington Park
Urban Renewal Area
Massachusetts R-24

BOSTON REDEVELOPMENT AUTHORITY



4C

August 3, 1972

M E M O R A N D U M

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: WASHINGTON PARK URBAN RENEWAL AREA, MASS. R-24
Designation of Developer For Disposition Parcel L-39b

Disposition Parcel L-39b consists of 2,855 sq. ft. and is located at 98 Ruthven Street.

Curtis V. Cash, owner and occupant of the adjoining residence at 96 Ruthven St. desires to acquire and develop parcel L-39b as a sideyard and driveway. The proposed use complies with the former residential use of the site, and the Urban Renewal Plan for the Project. The total development cost including paving, seeding, planting and fencing, is estimated to be approximately \$1,000.

Mr. Cash has agreed to landscape improvements as suggested by the Design Department, and an approved site plan has been prepared. The site is intended for open space development only, and further extension or enlargement of the residential structure onto L-39b are to be prohibited, except for possible future construction of a garage or car port. Construction is to commence within 60 days from date of conveyance and is to be completed within 90 days from said date.

It is recommended that the Authority adopt the attached Resolution designating Curtis V. Cash as redeveloper of Parcel L-39b, subject to the usual Authority standards and conditions and further authorizing the Director to execute a Land Disposition Agreement and Deed conveying said property.

An appropriate Resolution is attached.

Attachment

